

UNITED STATES BANKRUPTCY COURT

District of New Jersey
MLK Jr Federal Building
50 Walnut Street
Newark, NJ 07102

Case No.: 21-15192-SLM
Chapter: 11
Judge: Stacey L. Meisel

In Re: Debtor(s) (name(s) used by the debtor(s) in the last 8 years, including married, maiden, trade, and address):

Black Creek Condos LLC
260 South Hope Chapel Road
Jackson, NJ 08527

Social Security No.:

Employer's Tax I.D. No.:
83-0592009

NOTICE OF HEARING ON DISCLOSURE STATEMENT

A Disclosure Statement was filed by Ilissa Churgin Hook
on February 21, 2022 , pursuant to Fed. R. Bankr. P. 3016.

The Court shall conduct a hearing as to the adequacy of such statement before Honorable Stacey L. Meisel on
:

Date: April 12, 2022

Time: 11:00 AM

Location: Courtroom 3A, Martin Luther King Jr. Federal Building, 50 Walnut Street, Courtroom 3A, Newark,
NJ 07102

Copies of the Disclosure Statement have been provided to the United States Trustee, the attorney and
Chairman of the Creditors Committee, if any, the Trustee, if any, and the Securities and Exchange Commission. A
copy is also on file with the Clerk of the United States Bankruptcy Court and may be reviewed during regular
business hours.

Objections to the Disclosure Statement shall be in writing and filed with the Clerk of the Bankruptcy Court
and served upon the attorney and the Chairman of the Creditors Committee, if any, no later than 14 days before the
date of the hearing scheduled above.

To request copies of the Disclosure Statement, contact the proponent of the Disclosure Statement at:

Ilissa Churgin Hook
Hook & Fatovich, LLC
1044 Route 23 North
Suite 204
Wayne, NJ 07470
973-686-3800

Dated: February 24, 2022
JAN: LVJ

Jeanne Naughton
Clerk

United States Bankruptcy Court
District of New Jersey

In re:
Black Creek Condos LLC
Debtor

Case No. 21-15192-SLM
Chapter 11

CERTIFICATE OF NOTICE

District/off: 0312-2
Date Rcvd: Feb 24, 2022

User: admin
Form ID: 195

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Total Noticed: 29

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
#	Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update. While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Feb 26, 2022:

Recip ID	Recipient Name and Address
db	+ Black Creek Condos LLC, 260 South Hope Chapel Road, Jackson, NJ 08527-5048
aty	+ Hook & Fatovich, LLC, 1044 Route 23 North, Suite 100, Wayne, NJ 07470-6685
acc	+ M. Greenwald Associates LLP, M. Greenwald Associates LLP, 711 32nd Street, Union City, NJ 07087-2418
r	+ Stack & Stack LLC, 90 Hudson Street, Hoboken, NJ 07030-5675
519246015	+ Black Creek Condos 57592 LLC, 260 South Hope Chapel Road, Jackson, NJ 08527-5048
519246016	+ Black Creek Condos 57593 LLC, 260 South Hope Chapel Road, Jackson, NJ 08527-5048
519246018	+ Black Creek Sanctuary Condominium Assoc., PO box 370, 6-12 Maple Crescent, Vernon, NJ 07462-3231
519246017	+ Black Creek Sanctuary Condominium Assoc., C/o Black Creek Mountain Creek Resort, Property Management, 200 Route 94, Vernon, NJ 07462-3323
519275443	+ CONDOS AT THE CREEK LLC DBA BLACK CREEK, 260 S. Hope Chapel Road, Jackson, NJ 08527-5048
519246019	+ Camp Monte LLC, 260 South Hope Chapel Road, Jackson, NJ 08527-5048
519246020	+ Crown Flooring NJ LLC, 525 E. County Line Rd., Suite 9, Lakewood, NJ 08701-1405
519275444	+ Elizabeth Town Gas, 520 Green Lane, Union, NJ 07083-7796
519275445	+ JEM (Electric), 337 Rutherford Avenue, Franklin, NJ 07416-1536
519246022	+ Let it Shine, 214 Alturas Road, Highland Lakes, NJ 07422-1859
519246023	+ MNR & Associates, 260 S. Hope Chapel Road, Jackson, NJ 08527-5048
519246024	#+ Moshe Rudich, 1427 53rd Street, Brooklyn, NY 11219-4485
519246025	+ Pender East Credit 1 REIT, L.L.C., C/o Michael J. Barrie, Esq., Benesch, Friedlander, Coplan & Aronoff L, 411 Hackensack Ave., 3rd Floor, Hackensack, NJ 07601-6328
519299101	+ Pender East Credit 1 REIT, L.L.C., Matt Horwitz, 11766 Wilshire Blvd., Suite 1460, Los Angeles, CA 90025-6874
519246026	+ Radial Creations, 200 Route 17, Suite 100, Mahwah, NJ 07430-1243
519246027	+ State of New Jersey - Department of Labo, Employer Accounts, PO Box 946, Trenton, NJ 08625-0946
519246028	+ State of New Jersey - Sales & Use Tax, PO Box 999, Trenton, NJ 08646-0999
519246029	+ State of New Jersey Attorney General, R.J. Hughes Justice Complex, 25 Market Street, P.O. Box 112, Trenton, NJ 08625-0112
519246030	+ State of New Jersey Division of Taxation, Division of Taxation - Bankruptcy Unit, 50 Barrack Street, CN-245, Trenton, NJ 08646-0001
519275446	+ Vernon Township, 21 Church Street, Vernon, NJ 07462-3171
519246031	+ Vernon Township, Attn: Tax Collector, 21 Church Street, Vernon, NJ 07462-3171
519246032	+ Vernon Township, Attn: Water and Sewer Dept., 21 Church Street, Vernon, NJ 07462-3171

TOTAL: 26

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
smg	Email/Text: sbse.cio.bnc.mail@irs.gov	Feb 24 2022 20:32:00	Dist Dir of IRS, Insolvency Function, PO Box 724, Springfield, NJ 07081-0724
smg	Email/Text: usanj.njbankr@usdoj.gov	Feb 24 2022 20:32:00	U.S. Attorney, 970 Broad St., Room 502, Rodino Federal Bldg., Newark, NJ 07102-2534
smg	+ Email/Text: ustpregion03.ne.ecf@usdoj.gov	Feb 24 2022 20:32:00	United States Trustee, Office of the United States Trustee, 1085 Raymond Blvd., One Newark Center, Suite 2100, Newark, NJ 07102-5235

TOTAL: 3

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

Recip ID	Bypass Reason	Name and Address
519275437		Brandon Pearce, 9-24 Maple Crescent, Township of Vernon, New Jersey
519275438		Darlene Woodstead, 12-22 Pine Crescent, Township of Vernon, New Jersey
519275439		Frank Leone, 10-22 Maple Crescent, Township of Vernon, New Jersey
519275440		Gerry Ryan, 8-11 Pine Crescent, Township of Vernon, New Jersey
519275441		Moshe Rudich, 2-21 Maple Crescent, Township of Vernon, New Jersey
519275442		Stephanie Trevenen, 1-24 Pine Crescent, Township of Vernon, New Jersey
519255757	*+	Department of Treasury, Internal Revenue Service, P O Box 7346, Philadelphia, PA 19101-7346
519246021	*	Internal Revenue Service, Centralized Insolvency Operation, 2970 Market Street, PO Box 7346, Philadelphia, PA 19101-7346

TOTAL: 6 Undeliverable, 2 Duplicate, 0 Out of date forwarding address

NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Feb 26, 2022

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on February 24, 2022 at the address(es) listed below:

Name	Email Address
Adam D. Greenberg	on behalf of Creditor Ditmas Park Capital L.P. agreenberg@hglclaw.com, btemple@hglclaw.com
Fran B. Steele	on behalf of U.S. Trustee U.S. Trustee Fran.B.Steele@usdoj.gov
Ilissa Churgin Hook	on behalf of Debtor Camp Monte LLC ihook@hookandfatovich.com fyablonsky@hookandfatovich.com
Ilissa Churgin Hook	on behalf of Debtor Black Creek Condos LLC ihook@hookandfatovich.com fyablonsky@hookandfatovich.com
Ilissa Churgin Hook	on behalf of Debtor Black Creek Condos 57593 LLC ihook@hookandfatovich.com fyablonsky@hookandfatovich.com
Ilissa Churgin Hook	on behalf of Debtor Black Creek Condos 57592 LLC ihook@hookandfatovich.com fyablonsky@hookandfatovich.com
Kevin M. Capuzzi	on behalf of Creditor Pender East Credit 1 REIT L.L.C. kcapuzzi@beneschlaw.com, debankruptcy@beneschlaw.com
Michael Jason Barrie	on behalf of Creditor Pender East Credit 1 REIT L.L.C. mbarrie@beneschlaw.com, debankruptcy@beneschlaw.com
Milica A. Fatovich	on behalf of Debtor Camp Monte LLC mfatovich@hookandfatovich.com fyablonsky@hookandfatovich.com
Milica A. Fatovich	on behalf of Debtor Black Creek Condos 57592 LLC mfatovich@hookandfatovich.com fyablonsky@hookandfatovich.com
Milica A. Fatovich	on behalf of Debtor Black Creek Condos LLC mfatovich@hookandfatovich.com fyablonsky@hookandfatovich.com

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Milica A. Fatovich

on behalf of Debtor Black Creek Condos 57593 LLC mfatovich@hookandfatovich.com fyablonsky@hookandfatovich.com

U.S. Trustee

USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 13